

SUBURB MARKET REPORT

VIRGINIA - HOUSE - JULY 2025

PREPARED BY JANELLE McKENNA PROPERTIES



Place.



Ascot

VIRGINIA - Sales Statistics (Houses)

Year	# Sales	Median	Growth	Low	High
2007	71	\$ 370,000	0.0 %	\$ 65,000	\$ 1,500,000
2008	49	\$ 415,250	12.2 %	\$ 305,000	\$ 2,000,000
2009	57	\$ 422,000	1.6 %	\$ 230,000	\$ 1,025,000
2010	41	\$ 433,000	2.6 %	\$ 320,000	\$ 810,000
2011	41	\$ 458,000	5.8 %	\$ 315,000	\$ 1,122,000
2012	46	\$ 423,750	-7.5 %	\$ 285,000	\$ 850,000
2013	48	\$ 427,500	0.9 %	\$ 241,240	\$ 713,000
2014	66	\$ 512,500	19.9 %	\$ 300,000	\$ 910,000
2015	63	\$ 560,000	9.3 %	\$ 329,000	\$ 975,000
2016	47	\$ 542,500	-3.1 %	\$ 360,000	\$ 1,400,000
2017	54	\$ 594,750	9.6 %	\$ 360,000	\$ 890,000
2018	51	\$ 601,000	1.1 %	\$ 385,000	\$ 1,100,000
2019	50	\$ 604,000	0.5 %	\$ 375,000	\$ 1,853,500
2020	44	\$ 750,000	24.2 %	\$ 499,000	\$ 1,815,000
2021	55	\$ 880,000	17.3 %	\$ 285,000	\$ 2,285,000
2022	39	\$ 945,000	7.4 %	\$ 650,000	\$ 1,475,000
2023	61	\$ 920,000	-2.6 %	\$ 580,000	\$ 2,520,000
2024	55	\$ 1,230,000	33.7 %	\$ 730,000	\$ 2,775,000
2025	23	\$ 1,270,000	3.3 %	\$ 757,000	\$ 1,800,000

Median Sale Price

\$1.25m

Based on 46 recorded House sales within the last 12 months (Financial Year 2025)

Based on a rolling 12 month period and may differ from calendar year statistics

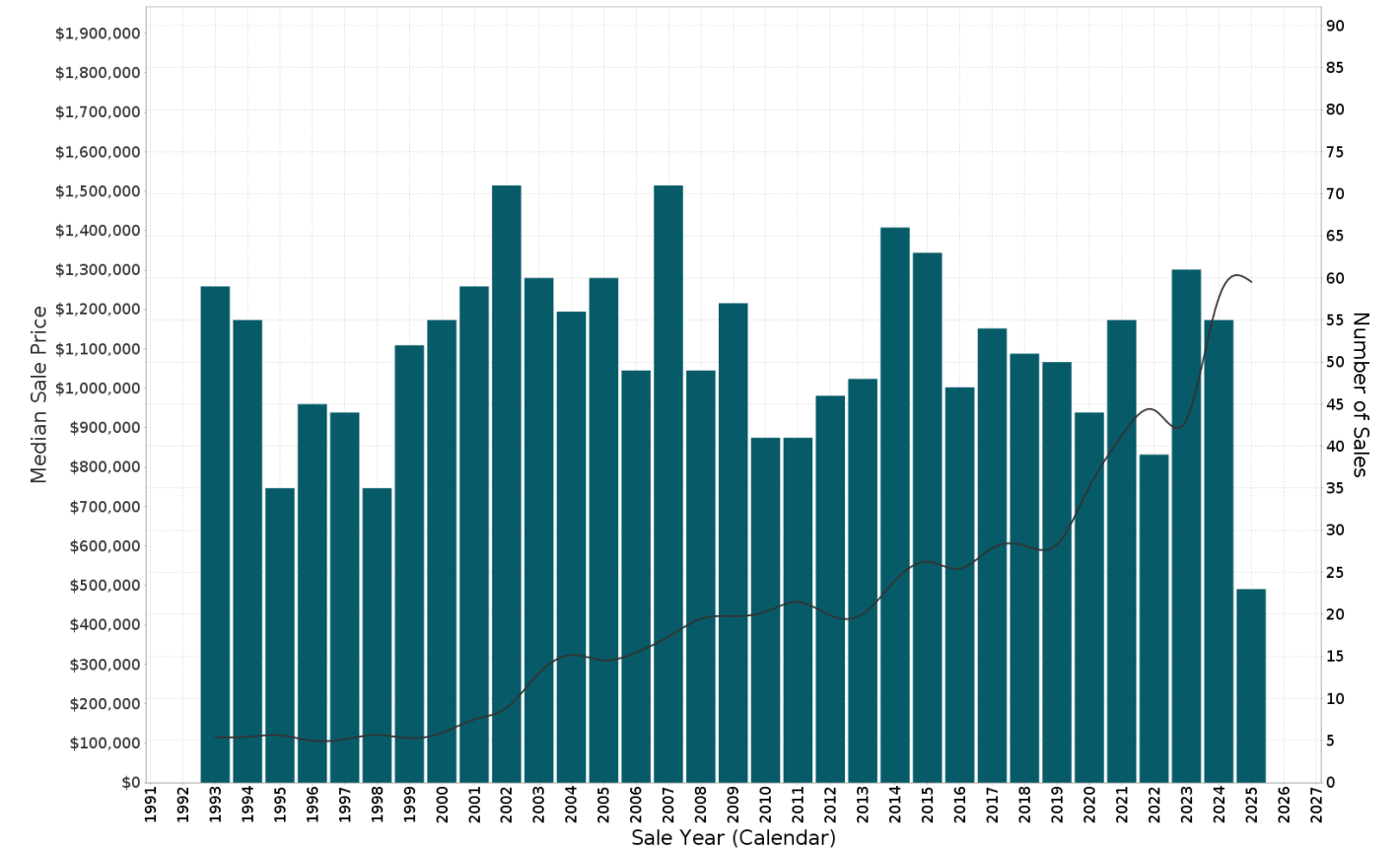
Suburb Growth

+11.8%

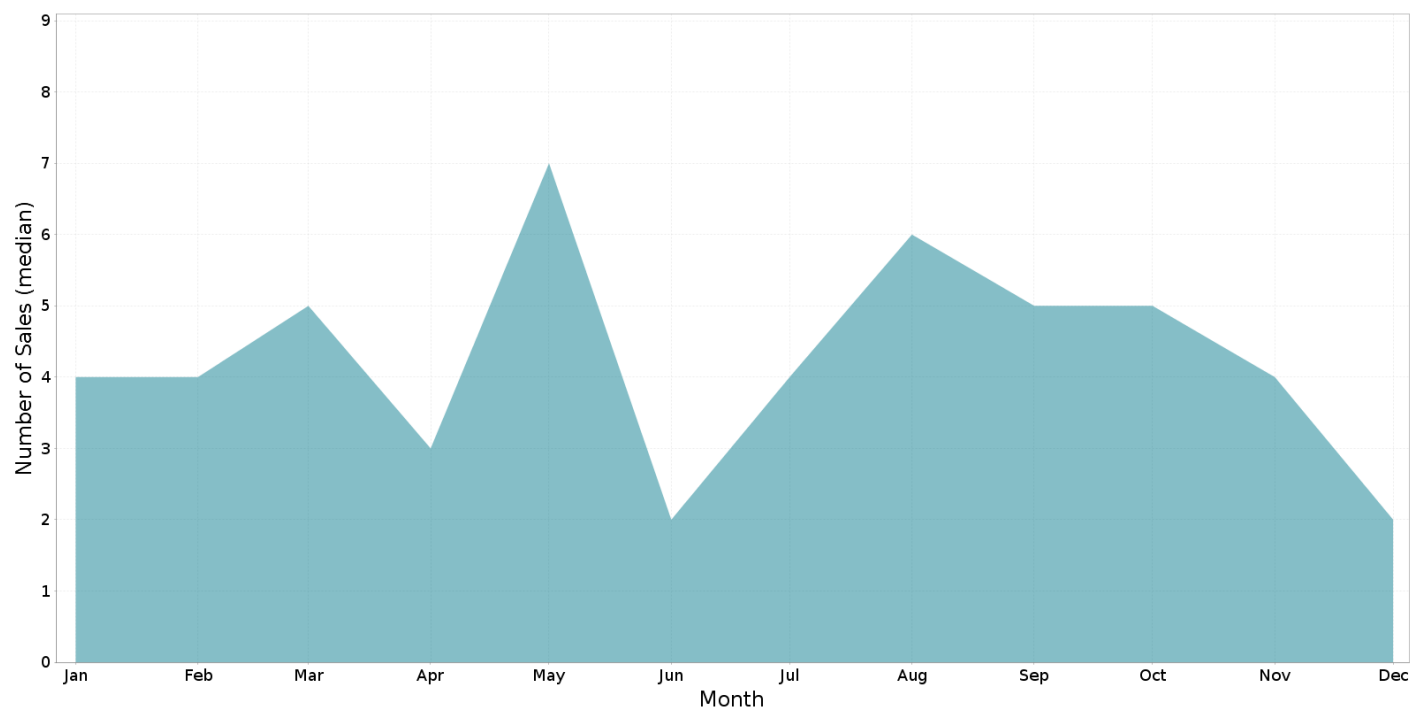
Current Median Price: \$1,252,500

Previous Median Price: \$1,120,000

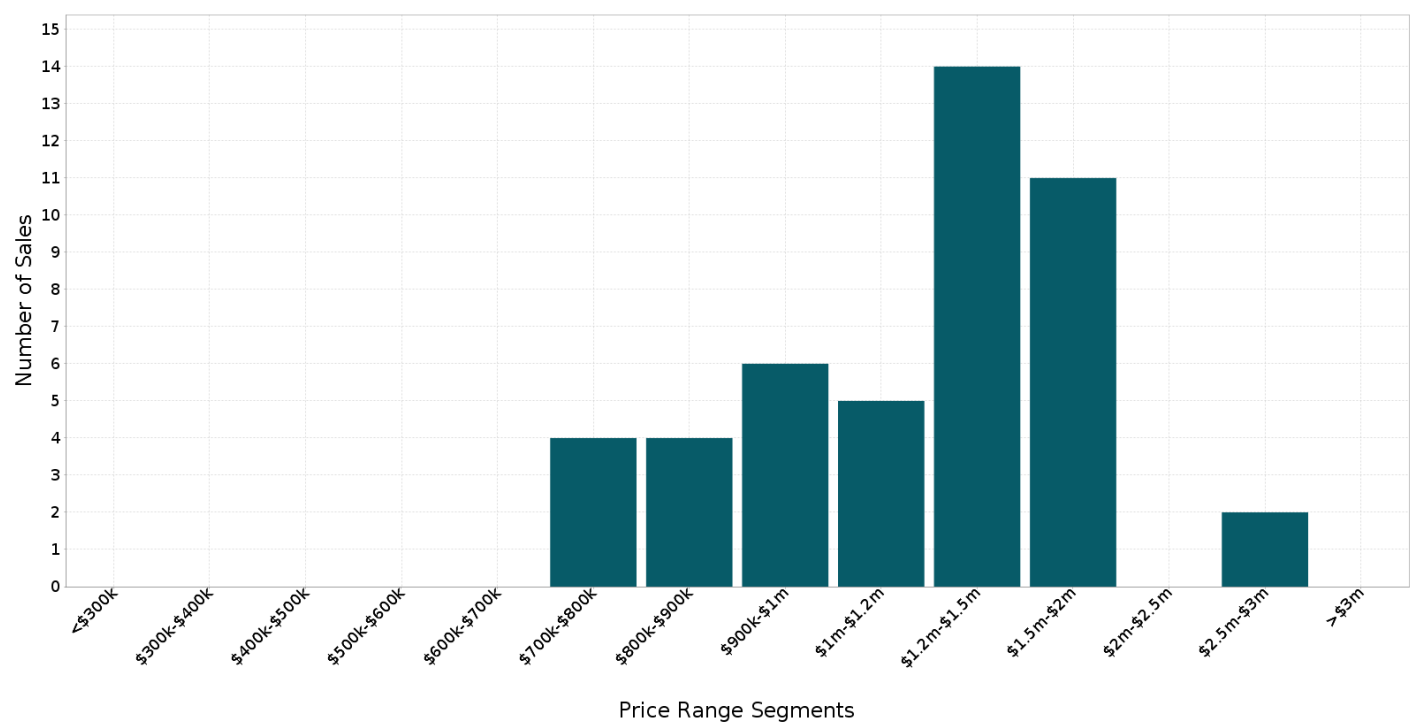
Based on 114 recorded House sales compared over the last two rolling 12 month periods



VIRGINIA - Peak Selling Periods (3 years)



VIRGINIA - Price Range Segments (12 months)



VIRGINIA - Recently Sold Properties

Median Sale Price
\$1.25m

Based on 46 recorded House sales within the last 12 months (Financial Year 2025)

Based on a rolling 12 month period and may differ from calendar year statistics

Suburb Growth
+11.8%

Current Median Price: \$1,252,500
Previous Median Price: \$1,120,000

Based on 114 recorded House sales compared over the last two rolling 12 month periods

Sold Properties
46

Based on recorded House sales within the 12 months (Financial Year 2025)

Based on a rolling 12 month period and may differ from calendar year statistics

12 FIRST ST



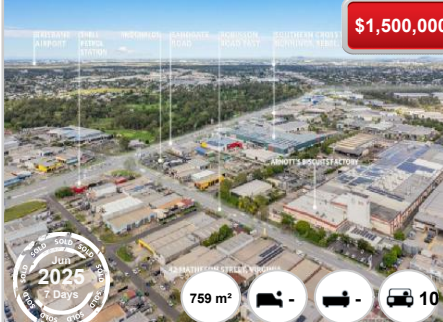
Northgate Station
Nearest Bus Stop

\$1,445,000

Sold Jul 2025
60 Days

810 m² 4 3 2

42 MATHESON ST



\$1,500,000

Sold Jun 2025
7 Days

759 m² - - 10

14 TAYLOR ST



\$1,475,000

Sold Jun 2025
3 Days

810 m² 3 1 4

1731 SANDGATE RD



\$930,000

Sold May 2025
21 Days

567 m² 3 2 1

59 ROYAL ST



\$1,270,000

Sold May 2025
N/A

607 m² 2 1 3

15 TEMPLETON ST



\$1,075,000

Sold May 2025
N/A

405 m² 3 2 2

101 SAINT VINCENTS RD

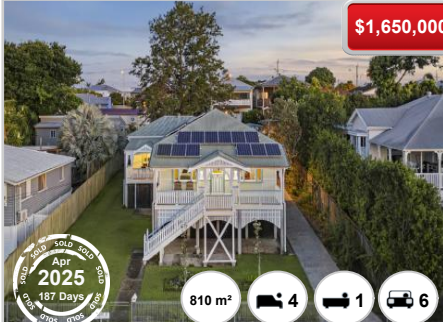


\$1,250,000

Sold May 2025
10 Days

810 m² 3 2 2

79 WADE ST



\$1,650,000

Sold Apr 2025
187 Days

810 m² 4 1 6

51 ROYAL ST



\$1,200,000

Sold Apr 2025
N/A

photo not available 3 1 2

7A KIA ORA ST

\$1,070,000



20 COONERANG ST

\$1,200,000



85 WADE ST

\$1,500,000



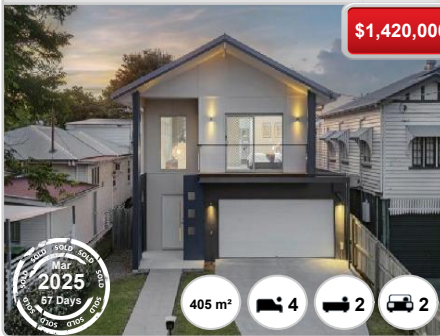
66 WELLINGTON ST

\$955,000



15 HULME ST

\$1,420,000



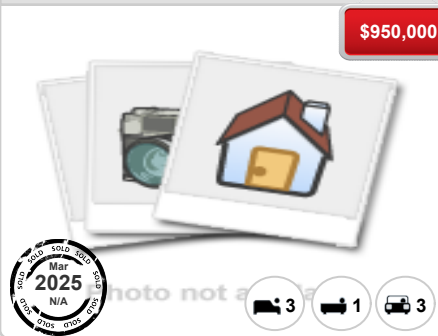
51 WELLINGTON ST

\$850,000



30 RALEIGH ST

\$950,000



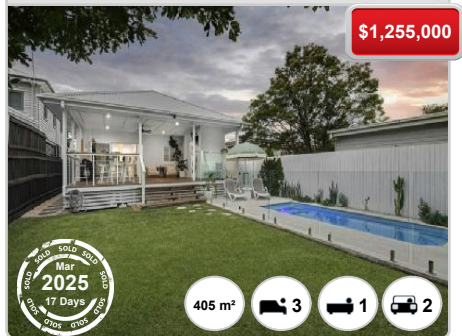
12 FIRST ST

\$1,735,000



4 FIRST ST

\$1,255,000



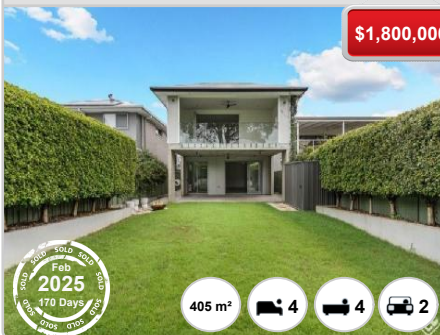
22 WELLINGTON ST

\$1,200,000



20 TEMPLETON ST

\$1,800,000



11 ESSEX ST

\$1,600,000

